

LRD Opinion Issued 18th to 22nd of May 2026

Ref No	Applicant Name	Location / Address	Description of Proposed Development	Date of Receipt	Date of Issue of Opinion
LRD26-04	Kilmoney Homes Ltd	Dromasmole, Tower, Cork	A Large-Scale Residential Development (LRD) on a site at Dromasmole, Tower, Cork, which is comprised of 319 no. residential units, including 237 no. houses and 82 no. duplex and simplex units, resulting in a net residential density of approximately 37 no. units per hectare. The proposed development relates to a site with a total red line boundary of approximately 10.6 hectares, providing a net developable area of 8.6 hectares excluding the creche site, landscape buffer to the adjoining golf club and spine road. The proposal also includes provision for a childcare facility with a gross floor area of approximately 597.2 sqm. A total of 1.21 hectares of public open space is provided, representing approximately 14% of the developable area, in addition to 0.38 hectares of passive open space, equating to approximately 3.5% of the overall red line boundary. Building heights across the development range from one to three storeys. Hard and soft landscaping and all associated development are provided for. The proposed development includes for all necessary site services and infrastructure to facilitate the construction and operation of the development. The proposed development will be constructed in a series of phases. The forthcoming planning application will be seeking a duration of 10 no. years upon lodgement.	12/03/2026	20/05/2026